



**REZONING
APPLICATION**
(Please type or
print)

Date: 1/4/19 Case: R19-0001 07/01/2017

110-0000-316-16-08 (395)	Mailing	\$ <u>22</u>
110-0000-316-16-08 (395)	Planning	\$ <u>146.95</u>
110-0000-316-16-10 (334)	GIS	\$ <u>350.00</u>
260-0000-313-03-45	Zoning	\$ <u>610.00</u>
260-0000-318-99-14	Intake	\$ <u>62.50</u>
	Process Fee	
	Total Filing Fee:	\$ <u>12,739.50</u>

PAID
JAN 07 2019
Spotsylvania County
Community Dev.

Thornburg Towne Centre, LLC
Thornburg Enterprises, LLC
Applicant's Name
10333 Southpoint Landing Blvd, 3rd FL
Applicant's Address
Fredericksburg VA 22407
City, State, Zip Code
+cornwell@wjvco.com
Applicant's E-mail Address
540-898-3242
Applicant's Telephone No.

Darrell Caldwell / William J. Vakos, Jr.
Agent's Name (Point of Contact for Application)
10333 Southpoint Landing Blvd, 3rd floor
Agent's Address
Fredericksburg VA 22407
City, State, Zip Code
dcaldwell@wjvco.com
Agent's E-mail Address
540-898-3242
Agent's Telephone No.

Property Owner Information:
Thornburg Towne Centre, LLC
Thornburg Enterprises, LLC
Name

If Applicant is not the owner, attach
documentation of owner's consent

10333 Southpoint Landing Blvd, 3rd FL Fredericksburg VA 22407 540-898-3242
Address City, State, Zip Code Telephone No.

Parcel Location: Berkeley Magistral Dist. / Hudd Tavern / I-95
Tax Map Parcel Number: 63-A-42, 63-A-43C, 63-A-44 Acreage: 63.84 (total)
Current Zoning: C-3 and A-2 (partial) Acreage in Request: 10.28
Proposed Zoning: C-3 (all) Overlay District: n/a
Proposed Use: Commercial Development

To: The Board of Supervisors of Spotsylvania County, Virginia. The above named Applicant(s) hereby petition(s) for the approval indicated above for the described property and as shown on the attached materials made a part of this Application.

I hereby certify by my signature below that I am the owner of record of the named property or that I am authorized to act on behalf of all the owners of record of the named property to execute this application. I further certify that all information I have provided thereon is complete and accurate. I agree on behalf of myself and all owners to conform to the Zoning Ordinance, Subdivision Ordinance, Virginia Uniform Statewide Building Code, Erosion Ordinance, Chesapeake Bay Preservation Ordinance, the Water and Sewer Construction Specifications of Spotsylvania County, and all other applicable laws and regulations of this jurisdiction.

Will
Signature of Owner (or Agent with POA*)

Jan 4, 2019
Date

WILLIAM J. VAKOS, JR.
Print Name

Signature of Owner (or Agent with POA*)

Date

Print Name

*I have read this Application, understand its intent and freely consent to its filing. Furthermore, I have the power to authorize and hereby grant permission for Spotsylvania County Officials and other authorized government agents on official business to enter the property to process this Application.

Voting District: _____ Census Tract: _____ Traffic Analysis Zone: _____
(To be completed by the Planning Department after submission)

ADJACENT PARCEL LIST

The following are the properties either abutting, adjoining, or across the street from the property subject to this Rezoning Application (please print or type parcel number):

MAP #

63-A-40

63-A-41

63-A-41A

63-A-41B

63-A-42A

63-A-43A

63-A-43B

63-A-43D

63A-1-25

63A-1-26

63A-1-27

63A-1-28

63A-1-29

63A-1-30

63A-1-31

63A-1-32

63A-1-33

63A-1-34

63A-1-35



REZONING FEE CALCULATION SHEET

Application No.: _____

Date Received: _____

STEP 1- CALCULATE THE PLANNING FEE:

☒ Rezoning

Base Fee	\$	11,650.00
# of acres > 10 distrib <u>0.28</u> x \$45.00	\$	<u>45.00</u>
	\$	

☐ Rezoning GDP and Proffer Amendment

Fee	\$	7,175.00
	\$	

☐ Rezoning Proffer Amendment – Text Only

Fee	\$	4,180.00
	\$	

STEP 2- COMPLETE APPLICATION WORKSHEET:

260-0000-318-99-14	Intake Processing Fee	\$	62.50	
110-0000-316-16-08 (395)	Mailing Fee**:	\$	22.00	(19+3) x .50 x 2
110-0000-316-16-08 (395)	Planning Fee:	\$	11,650.00	
110-0000-316-16-10 (334)	GIS Fee:	\$	*350.00	
260-0000-313-03-45	Zoning Fee:	\$	610.00	

APPLICATION TOTAL:

\$	12,694.50
+	45.00
	<u>12,739.50</u>

*GIS fee not applied to Applications that do not require a Generalized Development Plan (GDP)

**Equation: (# project parcels + # of adjacent parcels) x 1st class postage x 2 meetings = \$Mailing Fee

Refunds (Planning) – All refunds must be requested in writing to the Planning Director. Refunds will be issued in the following circumstances: 95% of Planning fees if application is withdrawn within two (2) business days of submission; 80% of Planning fees if application is withdrawn during the initial review period (time varies depending on application type); 40% of Planning fees if application is withdrawn within ten (10) business days after initial review comments are issued.